

Amendment No. 1

To

Ordinance No. BL2005-699

Mr. President:

I move to amend Ordinance No. BL2005-699 as follows:

By deleting section 1 in its entirety and replacing it with the new Section 1, as follows:

1. By amending the 31st Avenue/Long Boulevard Urban Design Guidelines,

...by changing the “Table of Bulk Standards by Building Type” as follows:

...replace the “Side Yard Setback” under “Stacked Flats Building Type” and “Courtyard Flats Building Type” with the following:

“5 ft. min. in CO and CE; 10 ft. min. in G, except side adjacent to a service lane may be 5 ft. min.”

...replace the “Minimum Rear Yard Setback” under “Stacked Flats Building Type” and “Courtyard Flats Building Type” with the following:

“5 ft. min. in CO and CE; 20 ft. min. in G”

...add footnote designation “h” after “Minimum Rear Yard Setback”

...replace the “Maximum Building Height” in “G-1” and “G-2” under “Stacked Flats Building Type” and “Courtyard Flats Building Type” with the following:

“4 stories with a maximum of 50 ft.”

...replace the “Maximum Building Height” in “G-3” under “Stacked Flats Building Type” and “Courtyard Flats Building Type” with the following:

“3 stories with a maximum of 40 ft.”

...by changing the “Table of Bulk Standards by Building Type (Continued)” as follows:

...add footnote designation “g” after “Cottage Building Type”

...add footnote designation "g" after "Townhouse Building Type"

...add footnote "g" after footnote "f" as follows:

^gCOTTAGE AND TOWNHOUSE COURT BUILDING TYPES:

Individual Cottage and Townhouse building types on a single lot or multiple lots may be grouped around a central open space, provided that buildings on the street front the street and buildings in the interior of the lot front the central open space. The following standards shall also apply:

1. Buildings shall abut both sides of the central open space.
2. Parking, driveways, and detention areas shall not be located within the central open space. Parking adjacent to the central open space shall be separated from it by landscaping or an architectural screen.
3. The width of the central open space, measured between buildings, shall be no less than the height of the buildings, measured to the bottom of the eave or top of parapet.
4. For buildings that front the central open space there shall be a minimum distance of 10 ft. between the back of the building and the side property line abutting a neighboring lot.
5. The maximum number of dwelling units shall be established by the maximum density of the underlying base zoning district.

...add footnote designation "h" after "Minimum Rear Yard Setback"

...add footnote "h" as follows:

^hALLEY IMPROVEMENTS FOR REAR LOADED BUILDING TYPES:

Developers shall be required to dedicate and improve to Metro standards existing alleys along the extent of the developed property. Developers may be required to construct and dedicate new alleys as indicated on the Building Regulating Plan. Location of proposed alleys on the Regulating Plan is general with final location to be determined as properties develop.

...replace the "Maximum Building Height" in "G-1" and "G-2" under "Townhouse Building Type" with the following:

"4 stories with a maximum of 50 ft."

...replace the "Maximum Building Height" in "G-3" under "Townhouse Building Type" with the following:

"3 stories with a maximum of 40 ft."

. . .by changing "Appendix A-Regulating Plan" as follows:

. . .replace the "Regulating Plan" with the new "Regulating Plan" all of which is described by lines, words and figures made a part of this ordinance copied herein as Attachment A.

Introduced by:

Edward Whitmore
Member of Council

Attachment A
Regulating Plan

